GOVERNMENT OF ANDHRA PRADESH

ABSTRACT

Municipal Administration & Urban Development Department – Guntakal Municipality - Change of land use from Transportation and Communication use to Commercial use to an extent of Ac.1.19 cents (or) 4840 sq.mts. in Sy.No.146/A, A3 of Thimmanacherla (V), Guntakal for Commercial Development of Railway land as applied by Sr. Den/Coord/GTL, S.C. Railway, Guntakal – Draft Variation – Confirmation – Orders - Issued.

MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT (H2) DEPARTMENT

G.O.Ms.No.73 Dated:08.06.2022

Read the following:-

1. From the DTCP, AP, Guntur, Lr.Roc.No.711/2017/A, dt.11.05.2017.
2. Govt. Memo No.600417/H1/2017, dt.12.09.2019 & 01.12.2017.
3. From the DTCP, AP, Guntur, Lr.Roc.No.711/2017/A, dt:13.03.2018.
4. Govt. Memo No.600417/H1/2017, dt.23.08.2018.
5. From the DTCP, AP, Guntur, Lr.Roc.No.711/2017/A, dt:10.04.2019.
6. Govt. Memo No.11411/I2/2011, MA&UD (I2) Dept., dt:30.06.2012.
7. Govt. Memo No. 600417/H2/2017, dt:29.04.2019.
8. A.P. Extraordinary Gazette No.92, Part-I, dt.30.04.2019.
9. From the DT&CP., Lr.Roc.No.711/2017/A, dt.04.07.2019.
10. From the DT&CP., Lr.Roc.No.711/2017/ATR, dt.04.04.2022.

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ORDER:-

The Draft variation to the land envisaged in Guntakal General Town Planning Scheme, issued in reference 7th read above was published in Extra-ordinary Andhra Pradesh Gazette No.92, Part-I, dated:30.04.2019. The Director of Town & Country Planning, AP, Guntur in the reference 5th & 10th read above has submitted that, the Commissioner, Guntakal Municipality has informed that the applicant has paid total an amount of Rs.2,19,967.18/- towards development/conversion charges for the proposed change of land use.

2. The Director of Town & Country Planning, AP, Guntur in the reference 9th read above, has informed that, the Commissioner, Guntakal Municipality has published the draft variation appendix notification pertaining to change of land use one in English Paper in Deccan Chronicle (English version) and one in Telugu Paper in Sakshi (Telugu version), on 25.05.2019 respectively calling for objections/ suggestions from the general public. On publication of notification no complaints/suggestions were received from the public within stipulate time in the matter. Hence, the draft variation is confirmed.

3. The appended notification will be published in the next issue of the Andhra Pradesh Gazette. i.e., 08.06.2022.

[BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH]

Y. SRILAKSHMI
SPECIAL CHIEF SECRETARY TO GOVERNMENT

To
The Commissioner of Printing, Stationery and Stores Purchase, AP, Vijayawada.
The Director of Town and Country Planning, AP, Mangalagiri, Guntur District.
The Commissioner, Guntakal Municipality, Guntakal, Ananthapur District.

Copy to:

The individual through the Commissioner, Guntakal Municipality, Guntakal, Ananthapur District.
The District Collector, Ananthapur District.
Sf/sc (266766/2017)

// FORWARDED :: BY :: ORDER //

SECTION OFFICER
(P.T.O.)

APPENDIX
NOTIFICATION

The following variation to the Guntakal General Town Planning Scheme, the Master Plan, sanctioned in G.O.Ms.No.684, MA., dated:26.12.1986 proposed to make in exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

VARIATION

The site in Sy.No.146/A1, A3 to an extent of Ac.1.19 cents at Ward No.2 of Guntakal Town. The boundaries of which are shown in the schedule hereunder and which is earmarked for Transportation and Communication use in the General Town Planning Scheme (Master plan) of Guntakal Town sanctioned in G.O.Ms.No.684, MA., Dated:26.12.1986 is now designated for Commercial use by variation of change of land use based on the Council Resolution No.478, dated:31.01.2017 as marked "A to D" in the revised part proposed land use map G.T.P.No.06/2019/A (C.No.711/2017/ A) available in the Municipal Office, Guntakal Town, **subject to the following conditions that;**

1. The applicant shall hand over the site affected in master plan road widening to the Guntakal Municipality at free of cost through registered deed.
2. The applicant shall obtain prior technical clearance from competent authority before commencing of any developmental activity in the site under reference.
3. The title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
4. The above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
5. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
6. The change of land use shall not be used as the proof of any title of the land.
7. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
8. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North	:	Railway Property.
East	:	Railway Property.
South	:	Existing Railway Station Road.
West	:	Railway Property.

Y. SRILAKSHMI
SPECIAL CHIEF SECRETARY TO GOVERNMENT

M. [illegible]
SECTION OFFICER